

North Carolina Agricultural Development and Farmland Preservation Trust Fund



North Carolina Department of Agriculture and Consumer Services
Farmland Preservation Division
Steve Troxler, Commissioner



NC Agricultural Development & Farmland Preservation Trust Fund

NCDA&CS

Article 61.

Agricultural Development and Preservation of Farmland.

Part 1. General Provisions.

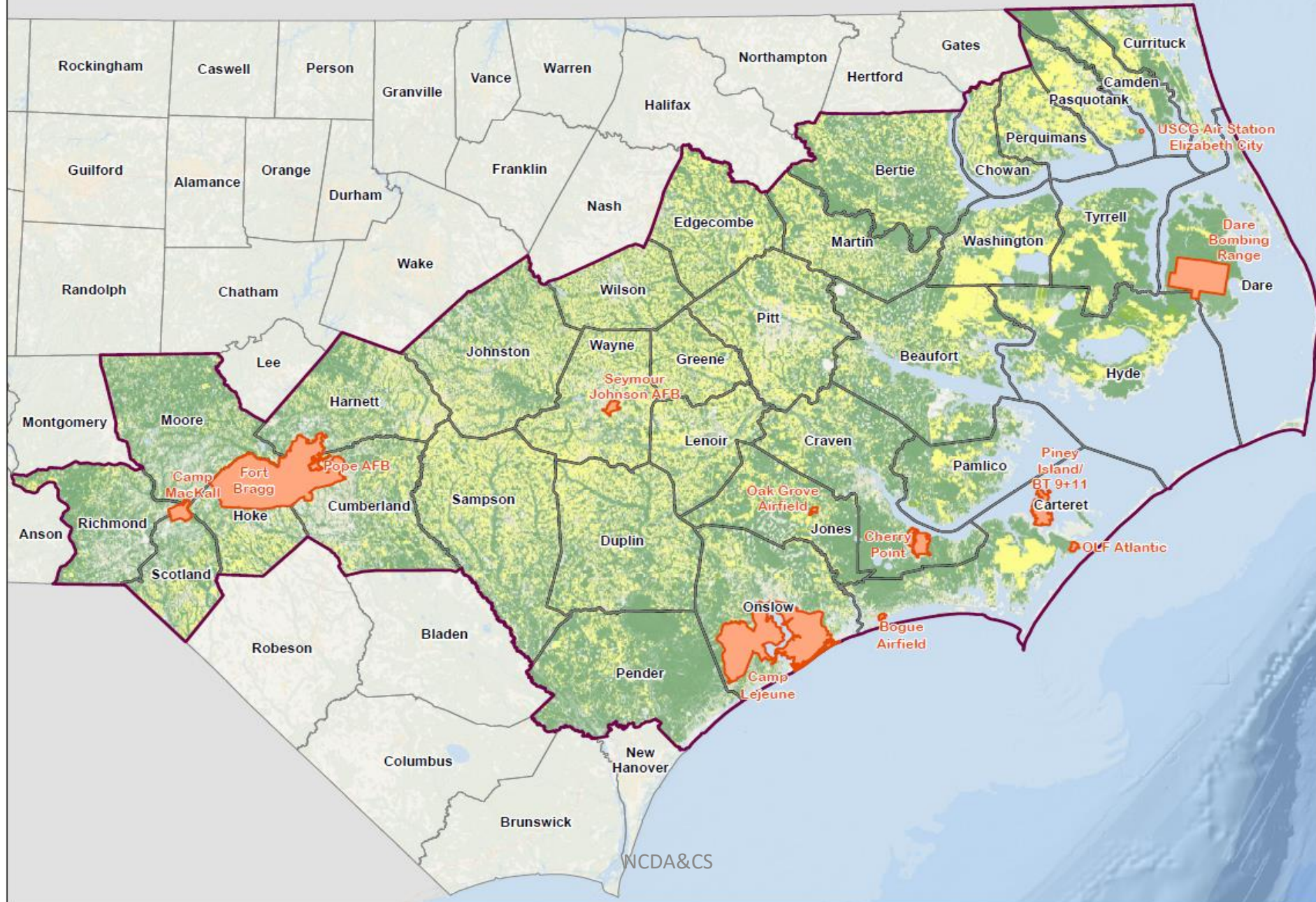
§ 106-735. Short title and purpose.

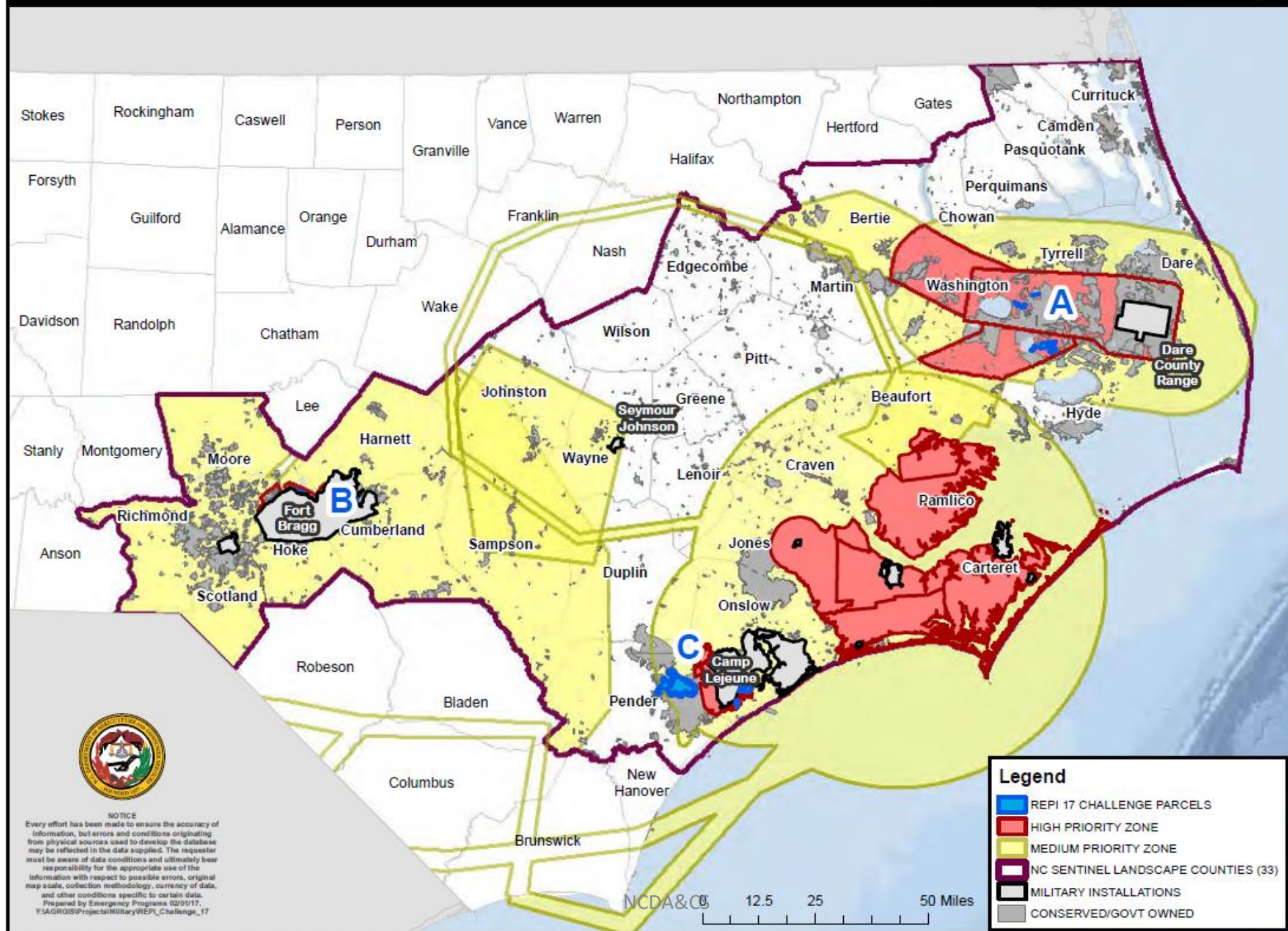
- (a) This Article shall be known as "The Agricultural Development and Farmland Preservation Enabling Act."
- (b) The purpose of this Article is to authorize counties and cities to undertake a series of programs to encourage the preservation of qualifying farmland, as defined herein, and to foster the growth, development, and sustainability of family farms. (1985 (Reg. Sess., 1986), c. 1025, s. 1; 2005-390, ss. 2, 9.)

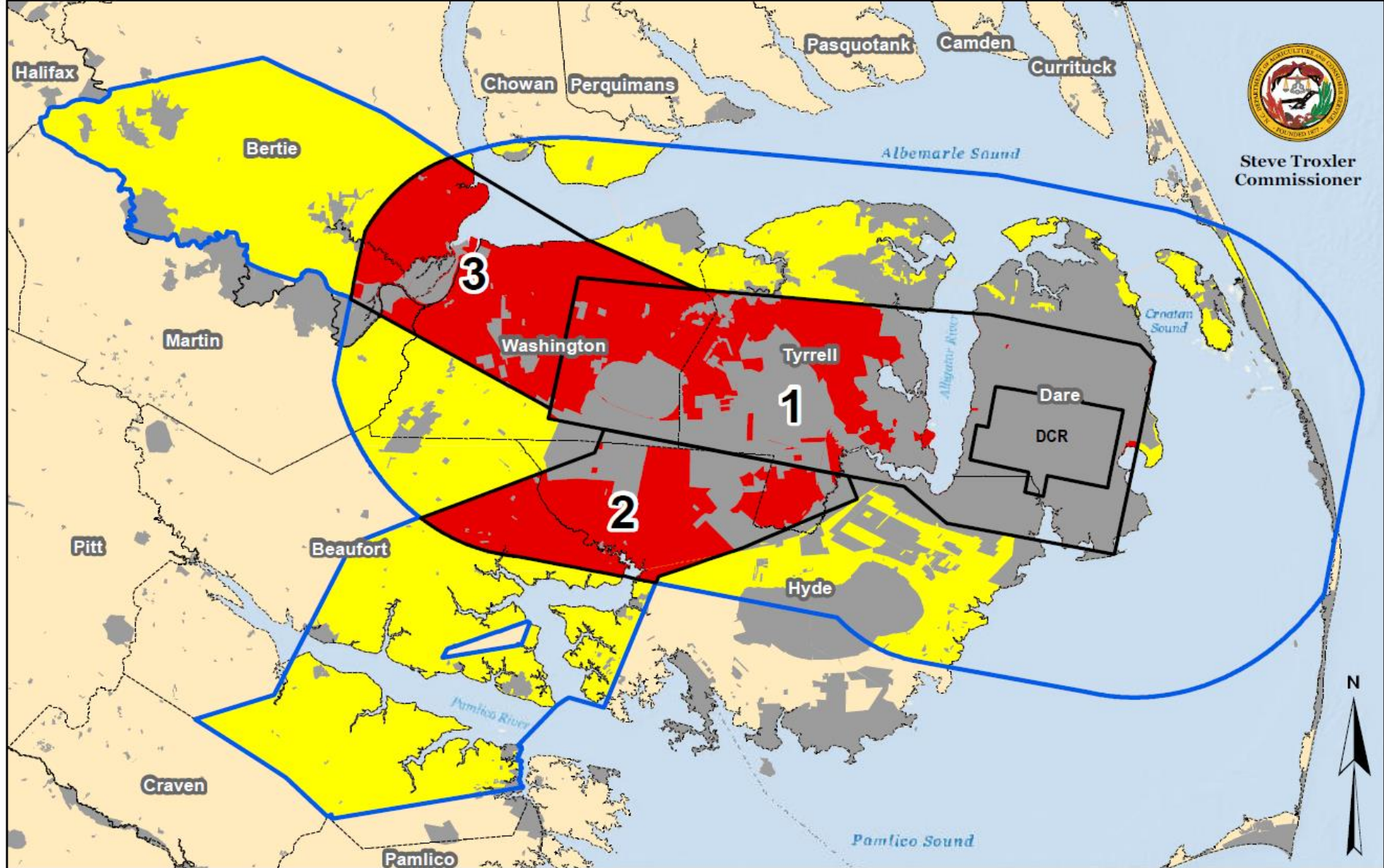
2018 REPI Program Locations



Agricultural and Forest Lands in NC Sentinel Landscape Counties

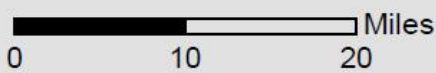






Steve Troxler
Commissioner

ADFP RCPP 1311 Partnership Priority Area



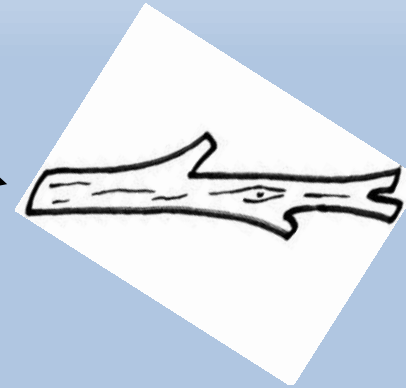
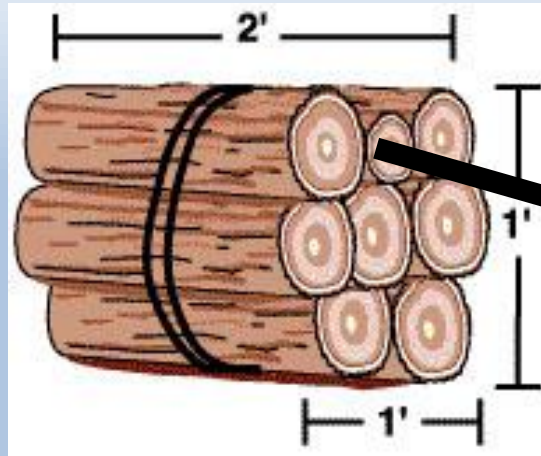
Legend

- High Interest
- Medium Interest
- Installation Boundary
- HRA12
- County Boundaries
- Govt Owned Land/Conservation Areas

NOTICE
This map is not a land survey and can not be used as a legal document or recording purposes. Efforts have been made to ensure the accuracy of information on this map, but errors may exist. The requester must be aware of data conditions and ultimately bear responsibility for the appropriate use. Field verification of all data is required for site-specific projects. The projection for this map is North Carolina State Plane Feet North American Datum 1983. This map was created by Casey Buddenbaum of NCDA&CS on 11/3/16 and is stored in: \\AGRGIS\Projects\Military\Dewitts_HRA12_Map_Sept2016

Why Preserve Farms and Forests in North Carolina?

- Agriculture and agribusiness is North Carolina's top industry, accounting for almost one-sixth of the state's income and employees.
- Agriculture and agribusiness amounts for more than 17 percent, or \$85 billion, of the \$495 billion gross state product.
- Working lands provide fresh, local foods to North Carolina residents and quality products to the agriculture, forestry and fiber industries.
- Agriculture is a compatible industry with the military and military training, which is second in economic importance in the state at \$66 billion.
- Working lands provide scenic rural landscapes for tourism, the third largest economic sector in North Carolina.
- Farms and forests are critical in providing a healthy environment. Working lands are actively managed by farmers, providing key benefits like erosion control, carbon sequestration and waterway buffers.
- Cost of community services studies in the state show that agricultural lands use less tax dollars than they generate. Working lands are a net provider of local tax dollars, rather than a net user.



- Water Rights
- Hunting Rights
- ~~Development Rights~~ → Development Rights
- Farming Rights
- Mineral Rights
- Timber Rights



ENCSL Conservation Easement Recordings

Dare County Training Range MTR

R&M Properties of Hyde County, LLC

\$776,000

388.27 acres

December 15, 2017

John W. McAden and wife Ingrid P. McAden

\$735,000

459.5 acres

December 15, 2017



BOOK 275 PAGE 529 (17)
406350

This document presented and filed:
12/15/2017 02:01:29 PM

E MERITA LEWIS-SPENCER, HYDE COUNTY, NC
Excise Tax: \$1 552.00

certify that no delinquent Ad Valorem taxes or other taxes
With which this office is charged are a lien on the property
Described in this deed.

This instrument prepared by and return to:
ADFP TRACKING #ADM-ADFP-MIL-16-005
STATE OF NORTH CAROLINA
COUNTY OF HYDE

Anda McAden 12-15-17
Tax Official Date

TAX ID/PARCEL/PIN: 7639-95-6395

WARRANTY DEED OF
AGRICULTURAL CONSERVATION CONTAINING MILITARY MISSION COMPATIBLE USE

This Deed of Agricultural Conservation containing Military Mission Compatible Use Easement (sometimes referred to as "Easement") is granted on this 15th day of 2017, by R & M Properties of Hyde County, LLC, herein "GRANTOR" whose address is 1727 Gail Road, Belhaven, NC 27810, to the:

i) The Working Lands Trust, herein "LAND TRUST" or "COUNTY" having its principal office at 1600 Glenwood Avenue, Raleigh NC 27608, and

ii) The State of North Carolina ("STATE") acting by and through the Department of Agriculture and Consumer Services ("NCDA&CS") and the North Carolina Agriculture Development and Farmland Preservation Trust Fund ("NCADFP Trust Fund"), having its principal office at 2 West Edenton Street, Raleigh, NC 27601

BOOK 275 PAGE 546 (17)
406351

This document presented and filed:
12/15/2017 02:01:30 PM

E MERITA LEWIS-SPENCER, HYDE COUNTY, NC
Excise Tax: \$1,470.00

certify that no delinquent Ad Valorem taxes or other taxes
With which this office is charged are a lien on the property
Described in this deed.

This instrument prepared by and return to:
ADFT TRACKING #ADM-ADFP-MIL-16-606
STATE OF NORTH CAROLINA
COUNTY OF Hyde

Anda McAden 12-15-17
Tax Official Date

TAX ID/PARCEL/PIN: 7740026061

WARRANTY DEED OF
AGRICULTURAL CONSERVATION CONTAINING MILITARY MISSION COMPATIBLE USE

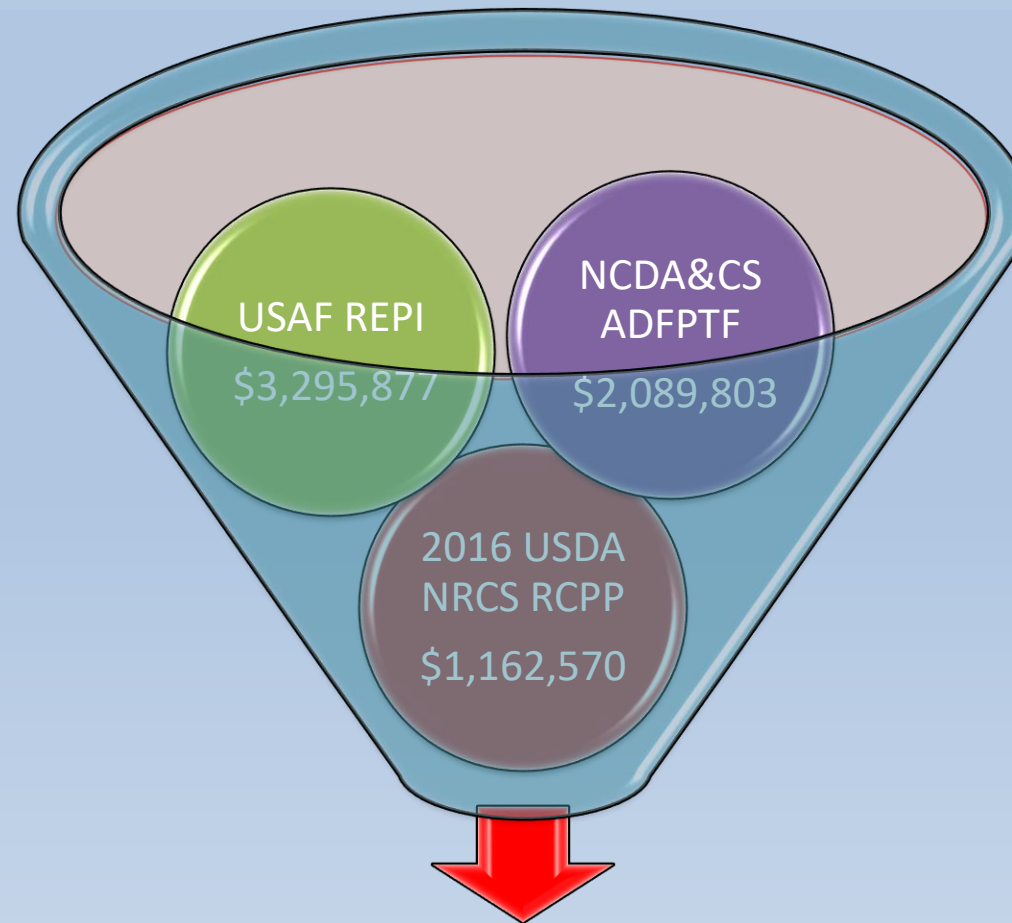
This Deed of Agricultural Conservation containing Military Mission Compatible Use Easement (sometimes referred to as "Easement") is granted on this 15th day of 2017, by John W. McAden and wife, Ingrid P. McAden herein "GRANTOR" whose address is 560 Kugler Damp Road, Washington, NC 27889, to the:

i) The Working Lands Trust, herein "LAND TRUST" or "COUNTY" having its principal office at 1600 Glenwood Avenue, Raleigh NC 27608, and

ii) The State of North Carolina ("STATE") acting by and through the Department of Agriculture and Consumer Services ("NCDA&CS") and the North Carolina Agriculture Development and Farmland Preservation Trust Fund ("NCADFP Trust Fund"), having its principal office at 2 West Edenton Street, Raleigh, NC 27601



ENCSL Partnership Conservation Easement In Progress



\$6,547,250 being contracted for
2,037 acres in USDA – USAF –
ADFPTF Conservation Easements

ENCSL Partnership Funding / Activities

ADFPTF – Military Agricultural Conservation Easements

(March 1, 2018)

- **Available Fund Status**

– 2016 USDA NRCS RCPP (<i>Match Required</i>) -	\$1,162,570
– 2018 USDA NRCS RCPP (<i>Match Required</i>) -	\$7,000,000
– 2017 REPI Challenge (<i>Match Required</i>) -	\$4,200,000
– USAF-ADFPTF Cooperative Agreement (<i>Match Required</i>)-	\$2,231,552
– NCDA&CS ADFPTF Military (State Appropriations) -	\$2,117,782

- **Acres Under Conservation Easement Purchase Option**

- USAF Importance – 16,418 acres
- MCIEAST Importance – 5,634 acres

- **On going activities**

- Cooperative Agreement with Navy/Marines & NCDACS
- Conservation Easement Template for USDA-Military-NCDACS
- Landowner Outreach
 - MCIEAST Target Area
 - USAF Target Area

Private Land Conservation Easement Resources Partnerships Available for Contracting As of March 1, 2018										
	Eastern NC Sentinel Landscape Region						NC Mountain Region	Statewide		
	NCD&CS ADFPTF - Military Balance	Military Service Cooperative Agreements with NCD&CS	2018 USDA NRCS RCPP ENCSL	2017 REPI Challenge Conservation Easement Funds	2016 USDA NRCS RCPP	Projected 2018 2018-19 NCD&CS ADFPTF Military	2017 USDA RCPP (NC Mountains)	Annual USDA ALE for Working Farms Statewide	Projected 2018-19 for NCD&CS ADFPTF Statewide	Totals
Area of Use in ENCSL	\$ 2,117,782		\$ 7,000,000			\$ 1,000,000				\$ 10,117,782
USAF - SJAF		\$ 2,231,552		\$ 3,400,000	\$ 1,162,570					\$ 6,794,122
MCIEAST										\$ -
Army - Fort Bragg				\$ 800,000						\$ 800,000
Other Private Lands Agriculture Conservation Programs							\$ 8,000,000	\$ 3,000,000	\$ 1,600,000	\$ 12,600,000
										\$ -
Totals	\$ 2,117,782	\$ 2,231,552	\$ 7,000,000	\$ 4,200,000	\$ 1,162,570	\$ 1,000,000	\$ 8,000,000	\$ 3,000,000	\$ 1,600,000	\$ 30,311,904
Federal Funding Matching Requirements										
ENCSL Federal Funds Requiring Match		\$ 2,231,552	\$ 7,000,000	\$ 4,200,000	\$ 1,162,570					\$ 14,594,122
Current Funds Available Match ENCSL Federal Funds	\$ 2,117,782									\$ 2,117,782
Projected Funds To Match ENCSL Federal Funds						\$ 1,000,000				\$ 1,000,000
Other Federal Funds Requiring Match							\$ 8,000,000	\$ 3,000,000		\$ 11,000,000
Projected Funds to Match Other Federal Funds									\$ 1,600,000	\$ 1,600,000
Additional Match Needed to Use ENCSL Federal Allocations	\$ 11,476,340	Plus	Additional Match Needed to Use Other Federal Allocations	\$ 9,400,000	Equals	Total Additional Match Need for Federal Allocations	\$ 20,876,340			



Questions?

